

# CERTIFICATE OF PUBLICATION

From THE NEWS-POST Frederick, Md.

## TRUSTEE'S SALE

Trustee's sale of valuable real estate improved by premises known as 3874 Maryland Manor Drive, Monrovia, MD. By virtue of the power and authority contained in a Deed of Trust from Marvin Hearl Looney and Mary C. Looney, dated March 4, 1983, and recorded in Liber 1192, at Folio 466 among the land records of Frederick County, Maryland, upon default and request for sale, the undersigned trustees will offer for sale at public auction at the front of the Court, 100 W. Patrick Street, Frederick, MD on

**FRIDAY, OCTOBER 16, 1987**  
**AT 10:00 A.M.**

all that property described in said Deed of Trust as follows:

Lot numbered Twenty-one (21) in the Subdivision known as "Plot 2— Section 1, Maryland Manor", as per plat thereof recorded in Plat Book 16, folio 192, among the land records of Frederick County, Maryland.

Said property is improved by a dwelling and is sold in "as is condition" and subject to all covenants, conditions, liens, restrictions, easements, rights-of-way, as may affect same, if any.

**TERMS OF SALE:** A deposit of \$10,000.00 cash or certified funds shall be required at the time of sale. The balance of the purchase price with interest at 12% per annum from the date of sale to the date of payment will be paid within TEN DAYS after the final ratification of the sale. Adjustments on all taxes, public charges and special or regular assessments will be made as of the date of sale and thereafter assumed by purchaser. Any applicable front foot benefit charges are to be adjusted for the current year to date of sale and assumed thereafter by purchaser. Title examination, conveyancing, state revenue stamps, transfer taxes, title insurance, and all other costs incident to settlement are to be paid by the purchaser. Time is of the essence for the purchaser, otherwise the deposit will be forfeited and the property will be resold at risk and costs of the defaulting purchaser. Trustee's File No. 87-0078G.

**JOHN S. BURSON,**  
**JAMES HARNDEN DAVIDSON**  
**Substitute Trustees**

SHAPIRO & BURSON,  
Three Skyline Place  
5201 Leesburg Pike, Suite 201  
Falls Church, VA 22041 (703) 824-9005

Frederick, Md. Dec. 18, 1987

This is to certify that the annexed Trustee's Sale  
was published in Fred. News+Post

a newspaper published in Frederick County on the following  
dates: DEC 29 / 30 / 31 / 1 / 2 / 14 / 87

THE NEWS-POST

Per John S. Burson

87-0078

# CERTIFICATE OF PUBLICATION

From THE NEWS-POST Frederick, Md. RECEIVED NOV 20 1987

**ORDER NISI ON SALES**  
**John S. Burson and**  
**James Harnden Davidson,**  
**Trustees**

**VS.**  
**Marvin H. Looney and**  
**Mary C. Looney**  
**No. 3213E Civil**  
**In the Circuit Court**  
**for Frederick County**  
**sitting in Equity**  
**September TERM, 1987**

In the Matter of the Report of Sales filed the 28th day of October 1987. Ordered, That on the 27th day of November 1987, the Court will proceed to act upon the Report of Sales of Real Estate, reported to said Court by John S. Burson and James Harnden Davidson Trustees in the above cause, and filed therein as aforesaid to finally ratify and confirm the same, unless cause to the contrary thereof be shown before said day; provided a copy of this notice be inserted in some newspaper published in Frederick County for three successive weeks prior to said day.

The report states the amount of sales to be \$85,000.

Dated this 28th day of October, 1987  
**Charles C. Keller**  
**Clerk of the Circuit Court**  
**for Frederick County**

**John S. Burson**  
**Three Skyline Drive**  
**5201 Leesburg Pike**  
**Suite 201**  
**Falls Church, VA. 22041**  
**Nov. 3, 10 & 17, 1987**

Frederick, Md. Nov. 18, 1987

This is to certify that the annexed Order Nisi  
was published in News/Post

a newspaper published in Frederick County on the following  
dates: Nov. 3, 10 & 17, 1987

THE NEWS-POST

Per W. Johnson